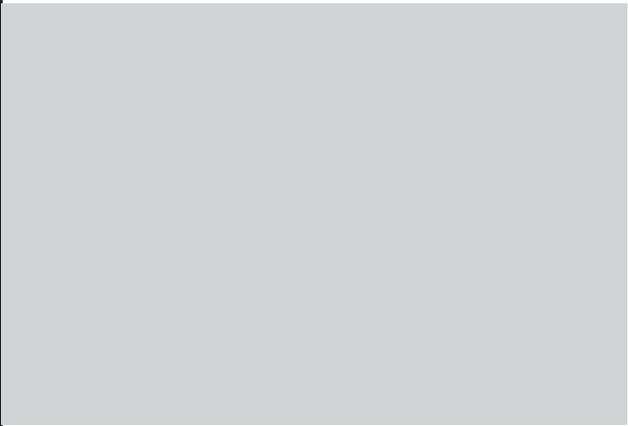


Property in Focus: The Address

**Live in the Pinnacle of Luxury in
North Gulshan**



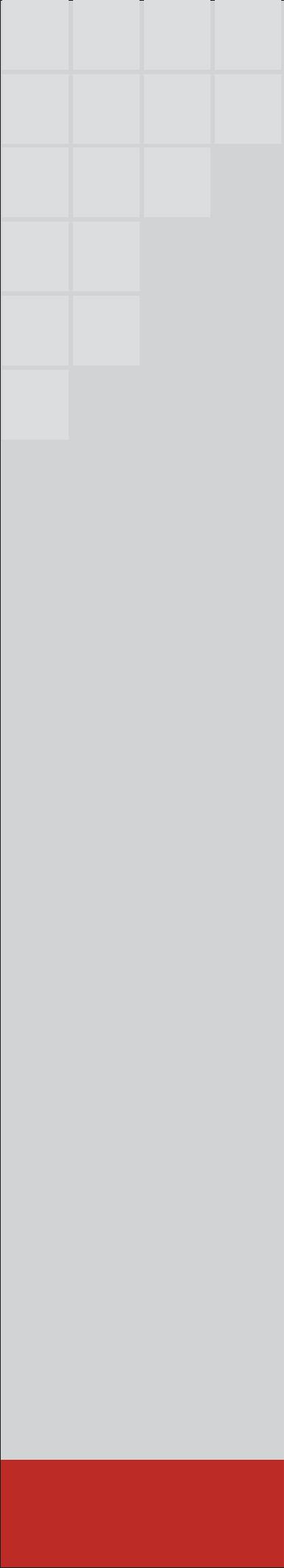


Building
homes &
creating
happy memories for

36 | 15

YEARS
IN DHAKA

YEARS
IN CHATTOGRAM



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An Expansive Portfolio

As a tree ages, it spreads its branches so that it can receive the most sunlight and nourish itself. Just like a tree, an organization also needs to outspread its branches in order to better serve the community and grow alongside.

With over 36 years of experience, bti has always worked to spread its branches in order to bring forth solutions that can serve the real estate consumers of the country with hassle free and reliable service. Keeping that in mind, bti established bti Brokerage as a trusted platform for real estate buyers, sellers and renters to come together and get one stop real estate solution for their needs.

Delve into this month's newsletter to find an in-depth interview with the Executive Director of bti Brokerage who tells us about the functions and services of bti Brokerage. To find out about our hottest property, read about The Address in North Gulshan under Property in Focus and if you're looking for a new property, check out our Upcoming Project section which lists Belvoir Castle in Uttara sector 4. You can also read our customer review and get to know the latest fairs and events at bti in this month's issue to keep you updated.

Happy reading!

IN TALK
with
Ms. Aysha Siddiqua
Executive Director
– bti Brokerage



In this month's issue, we talked with the Executive Director of our bti Brokerage SBU – Ms. Aysha Siddiqua who shared with us valuable insights on the existing real estate marketplace, role of bti Brokerage in the real estate industry, strengths of bti Brokerage and much more to give you an idea of what you can expect from bti Brokerage.

Could you give us a brief intro about bti Brokerage?

bti Brokerage is an SBU and co-brand of bti. We work as an agent for buying, selling and renting properties. We started bti Brokerage with a vision to be a one stop real estate solution for our valued patrons. For example, we provide our customers with 360 real estate solutions ranging from project design, registration and mutation services, and interior design to even home shifting service. People these days want a hassle free and easy lifestyle as they are busy in their own schedule and we aim to deliver that with our service. Moreover, those without the right expertise lack the know how to deal with real estate transactions. For these people, bti Brokerage aims to be the next generation marketplace for real estate.

What sets bti Brokerage apart from others in the related industry?

Unlike many in the industry, we have a vast wealth of experience – 36 years to be exact. While others are still at a nascent stage trying to carve their place in the market, we already have a well established identity as bti is a trusted and reliable name in the real estate sector and we are committed to providing the best service possible to our clients – be it corporate bodies, buyer, seller or renter. We are a customer centric organization - our database of over 5000 happy customers is a testament to that.

What can buyers, sellers and renters expect from bti Brokerage?

As buyers, they have the assurance of getting a solid property as well as choosing from a variety of properties in various locations. We deal with ready properties, underconstruction properties as well as used properties. Apart from helping in arrangement of loans, ensuring proper documentation, we also offer them a range of after sales services including registration, mutation, home shifting, interior design, property rent services and so on.

For the sellers, we aim to give them a hassle free service. Since we have a large database, we have at hand a number of ready customers looking to buy different properties in various locations. Starting from home showing to negotiation to preparing documentation to sale closing - we do it all.

In addition, if someone wants to rent a flat or an owner wants to rent out their apartment, we help them with our rental service. We are offering different sizes of properties and even full furnished apartments in well-connected areas to help out tenants to find an ideal home for living.

What are the benefits a homebuyer can get when looking to buy a property from bti brokerage?

We have a well-trained and professional sales team who can help buyers choose their desired property in their preferred location. As we are part of a leading organization, we already have a working SOP in place and the process of dealing with us is very systematic. As a result buyers get a hassle free experience. Moreover, we are very selective about the properties we sell, especially regarding papers and documentation. So homebuyers do not have any chance of getting hoodwinked when they buy through us.

What do you think are the misconceptions held by buyers when buying from a third party and how does bti brokerage dispel those?

In Bangladesh real estate industry, incidents of buyers getting scammed are very common . So when people buy from a third party, they are hesitant to take that leap of faith. Most people consider third parties in real estate as “dalal” who are only looking to make money without any care for the client. Similarly, sellers are also insecure of giving their property into the wrong hands.

As for bti brokerage, we offer and uphold our commitment of honesty and integrity to our clients – be it buyer, seller or renter. We are like an open book and everything we do is in black and white. Before taking a property we check the documentation meticulously so that clients do not have to face any trouble. We are with the client every step of the way from finding a suitable property to helping them with registration, mutation, home shifting even after handover. We also don't deal with cash so there is no scope of financial misappropriation. We are here to protect the interests of both buyers and sellers.



How to Protect YOUR HOME against FIRES

According to a recently published news report, the number of fire incidents in Bangladesh has tripled over the last 22 years and in 2018 alone an average of 53 fire incidents occurred daily!! Being aware of fire hazards and following simple precautionary practices at your home can help you from adding to that number. Here are a few simple things you can do to protect your home and loved ones from fire hazards.

Install and test your smoke alarms

Install smoke alarms from reputed manufacturer in areas like bedrooms, living rooms and test the batteries once every month. If you find they are not working properly, change them at the earliest.

You can also install smart gas detectors in the kitchen which can alert you through your smartphone and save your home and loved ones in case there is any gas leakage.

Clear the space near the stove and oven

Sometimes while working in the kitchen, you can carelessly leave flammable stuff lying around the stove. Make sure that you do not store anything flammable close to the stove or oven as they can

spontaneously catch fire. Keep the area free of curtains or other fabrics like napkins or cooking gloves.

Do not leave the kitchen unattended

When you are working in the kitchen, do not leave the stove unattended while cooking for long periods of time. Always leave someone else to monitor the stove in your absence from time to time. This is especially important if you have kids at home. Close the kitchen door if you must go out of the room.

If you are leaving home, check that you have turned off the stove properly to avoid any mishaps.



Replace worn out cords

From time to time, make sure you check the condition of cords and keep an eye for worn out wires. Immediately call electric professionals to repair or replace cords with frayed wires. Since electrical cords can generate heat, do not leave them under a rug or between wall and furniture.

Be careful with candles or other flammable objects

With power outage a common problem in Dhaka especially with summer around the corner, lighting candles in our home is almost a daily ritual. Make sure you do not leave the room with the candle lit. Keep the candle away from curtains or books or anything that can catch fire easily. Also make sure the candles are placed on surfaces that cannot be reached easily by children.

If you use mosquito coils in your household, take the same precaution as with candles. And do not leave cigarette lighters, match sticks lying around if you have kids in the house.

Store inflammable products properly

We all have a plethora of household items and products that are highly inflammable like shaving cream, aerosol sprays, and cosmetic products and so on. Store these items in places that are cool, away from heat sources, including sunrays. It is best if you can store them in a safe designated cupboard which cannot be easily accessed by children.

Keep fire extinguishers handy

Make sure you have fire extinguishers in fire prone areas of your home like the kitchen. Having a fire extinguisher alone is not enough; you also need to make sure all members of the home, including



support staff like caretaker, security guard know how to operate the fire extinguisher in times of emergency.

A fire hazard can be extremely devastating not only monetarily but also emotionally. However, with awareness and following simple practices, you can minimize the risk of fire in your home.

Property in Focus: The Address
Live in the Pinnacle of
Luxury in North Gulshan





Tucked away in a corner plot location in the most peaceful zone of North Gulshan, The Address from bti Premium Collection offers you ready to move in apartments that are a class apart. Located just a stone's throw away from Gulshan 2 circle, The Address ensures you have all the perks of living in the most prestigious part of Gulshan while relishing the picturesque Gulshan Lake and Gulshan Park within the vicinity.

The apartments in The Address invite you to indulge in luxury with ± 2800 sft of space, spacious and bright rooms and landscaped outdoor areas for a lavish living. To accommodate all your needs, each unit comes with 4 bedrooms, large balconies as well as indoor greenery for an exquisite living experience.

Apart from its spaciousness and openness, The Address comes with a plethora of luxury features and amenities to give you a world class lifestyle. The rooftop of The Address has a large swimming pool along with BBQ area, green oasis and community hall where you can relax or socialize. Care has been taken to ensure it is a home for your children too with dedicated open to sky playground. To keep in sync

with its natural surroundings, greenery has been abundantly incorporated throughout the apartment in the form of beautiful landscapes.

In addition, The Address assures to be a safe abode for your family with heightened security features like CCTV monitoring, modern fire protection system and dedicated concierge. Currently, there is also a special offer on this high end apartment where you can get 4 free ACs when you book a home here. With contemporary design and world class amenities, The Address is your ultimate gateway to an unparalleled luxury living experience in one of the most elite locations of the city.





Upcoming Project: Belvoir Castle

Your Perfect Retreat from the City, within the City

Belvoir Castle, the latest addition to bti Classic Collection is located in the convenient location of Uttara sector 4. This 9-storied contemporary building gives you a serene home in the midst of

the city with spacious, single unit apartments. At Belvoir Castle, you will find 3-bedroom apartments that have been crafted with everything you need for a comfortable lifestyle – from the comforts of modern amenities to the conveniences of everyday life. The apartments are over 2000+ and have been skillfully designed so that you get the maximum light and airflow in your apartment. Moreover, the rooftop of Belvoir Castle lets you enjoy the open sky and natural surroundings with abundant plants and greenery. You can savor the serenity in the sitting area or throw rooftop parties to celebrate special occasions. This is the perfect place for you if you are seeking a contemporary home with a comfortable lifestyle in a great neighborhood of Dhaka.



bti at REHAB Chattogram Fair 2019

After the REHAB Fair in Dhaka city, bti participated in REHAB Chattogram fair from 14 to 17 March 2019 at Radisson Blu Hotel.

In the fair bti showcased several projects in prime locations of Chattogram including locations like North Khushi, South Khulshi, Panchlaish, Haliashahar, Rose Valley, OR Nizam Road and so on. There were both ready and ongoing projects as well as commercial space for sale.

The fair also included special offer on ready to move in project Imperial Plaza at Haliashahar which offered fully furnished apartments for sale for a limited time.



Joint Venture Agreement

Our joint venture allows landowners to get the best value for their asset as we ensure the highest quality of construction and on time handover of every project we commit to build.



Land signing of Montpellier – a 7 katha plot at Uttara sector 3



Handover Ceremony

Over our 36 years of journey, we have always worked tirelessly to make homeownership a joyful experience for our valued customers and that is why we deliver superior quality homes on time.

Mr. Ekramul Hoque and Mrs. Nilufa Yasmin receive handover of Fairmont – a bti Classic Collection project at Lalmatia

Customer Testimonial

“ bti surpassed every expectation we had when buying our home. They genuinely listened to the kind of home we were looking for, helped us find it and delivered it on time. We are truly pleased with bti! ”

Dr. Saiful Islam and Family
Chorus, Aftabnagar, Dhaka

Classic
COLLECTION
Live in Style



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Plot: 3&5, Road: 113/A
Gulshan, Dhaka 1212
email: info@btibd.org

Chattogram Office

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549/646, Zakir Hossain Road
Wireless More, West Khulshi
Chattogram
email: info_ctg@btibd.org

btibd.com

 **16604, 096 1319 1919**

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